

Residential Land in Limnatis, Limassol

For Sale : **€ 280,000**

Description
A residential land parcel of 5,036 m2 on the edge of Limnatis, a village in the Kouris valley on the Limassol side of the Troodos foothills, about twenty kilometres from the city.

The parcel is zoned H3 residential at 100 percent, with a building ratio of 0.6 and a coverage ratio of 0.35, permitting up to two floors and a maximum height of 8.3 metres. That gives a buildable area of 3,022 m2. The plot is irregular in shape, has frontage onto a registered road, and sits among cultivated fields and established village housing, with the hillside rising directly behind it.

The scale of the parcel and its residential zoning put several routes open to a buyer: a scheme of houses or villas, a small development of residential units, a single large private residence with grounds, or simply holding the land. Any of these remains subject to planning permission and the parameters in force at the time of application.

Limnatis sits in the Kouris valley with the Saittas and Moniatis mountain area above it and the Kouris dam below, so the setting is agricultural and quiet while the city, its schools and its amenities are a short drive down the valley road.

Key Features:
- Residential land of 5,036 m2
- Planning zone H3, residential, 100 percent
- Building ratio 0.6 and coverage ratio 0.35
- Buildable area of 3,022 m2
- Up to two floors, maximum height 8.3 metres
- Frontage onto a registered road
- Irregular shape, level working ground
- Approximately twenty kilometres from Limassol
- Mountain and valley outlook
- Energy Efficiency: not applicable to land

Site visits can be arranged on request.

Details

Property Type: **Land**
Status: **Available**
Website

Main Features

Property Subtype: **Plot**
Town Planning Zone: **Residential**
Height: **8**

Area

Plot Area: **5,036m²**

Energy & Heating

Energy Efficiency Grade: **Not Required**

Gallery







